



# 4040 MacArthur

4040 MacArthur, Newport Beach, CA



**Building Top Signage  
available at the corner of  
MacArthur and Von Karman**

**YOUR NAME HERE**

4040  
MACARTHUR

**CBRE**

# Standout Features



Incredible visibility with eyebrow, monument and building top signage



Newly renovated building entry and outdoor areas.



Desirable Newport Beach address

# Around the Area



LIFETIME FITNESS

BENNY & MARY'S

SOLSTICE

PARK PLACE  
NORTH ITALIA  
RUTH'S CHRIS  
LA FITNESS

PRESS & MOKA

MARRIOTT HOTEL

STARBUCKS

UCI HEALTH

RENAISSANCE HOTEL

THE PACIFIC CLUB

  
4040 MacArthur

JAMBOREE RD

JOHN WAYNE AIRPORT

VON KARMAN AVE

EQUINOX

MACARTHUR BLVD

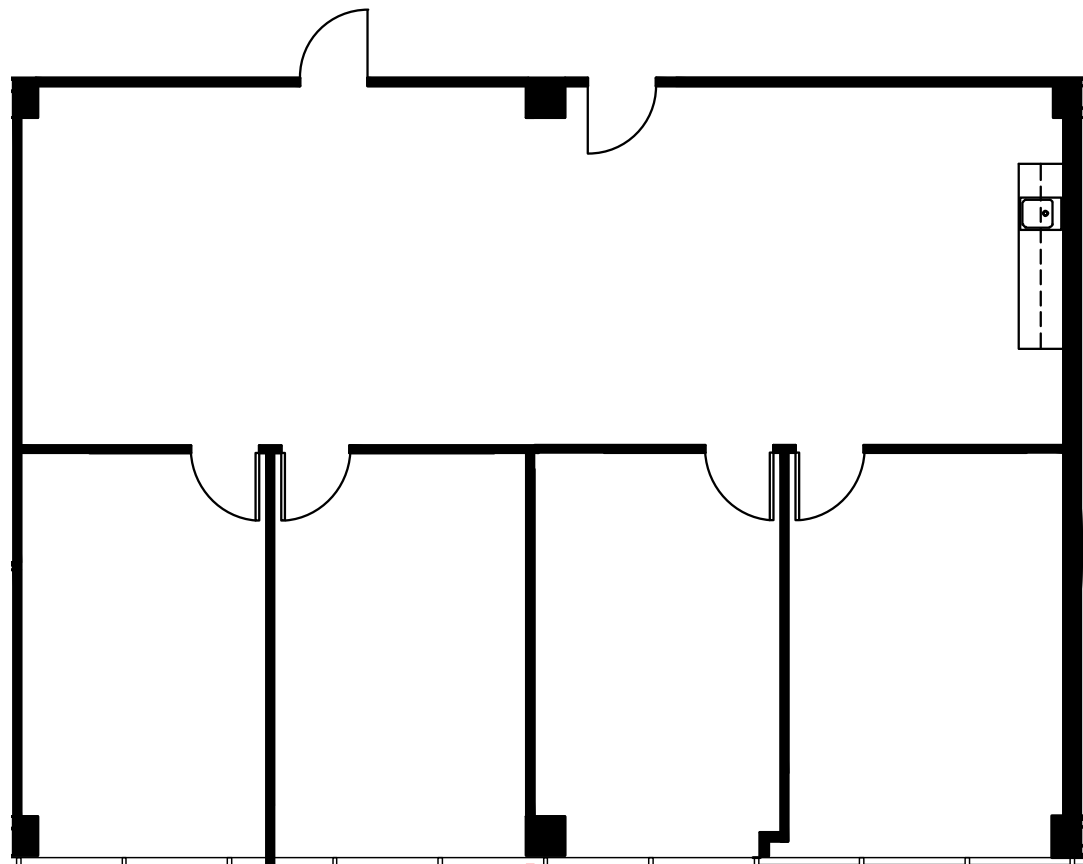
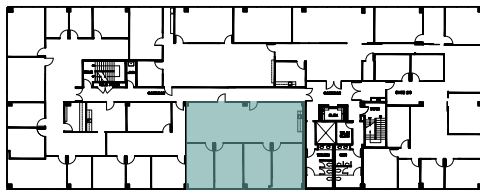
FASHION ISLAND

THE LOST BEAN

# Floor Plan

# Suite 200 1,952 SF

Move in Ready Spec Suite



# Floor Plan

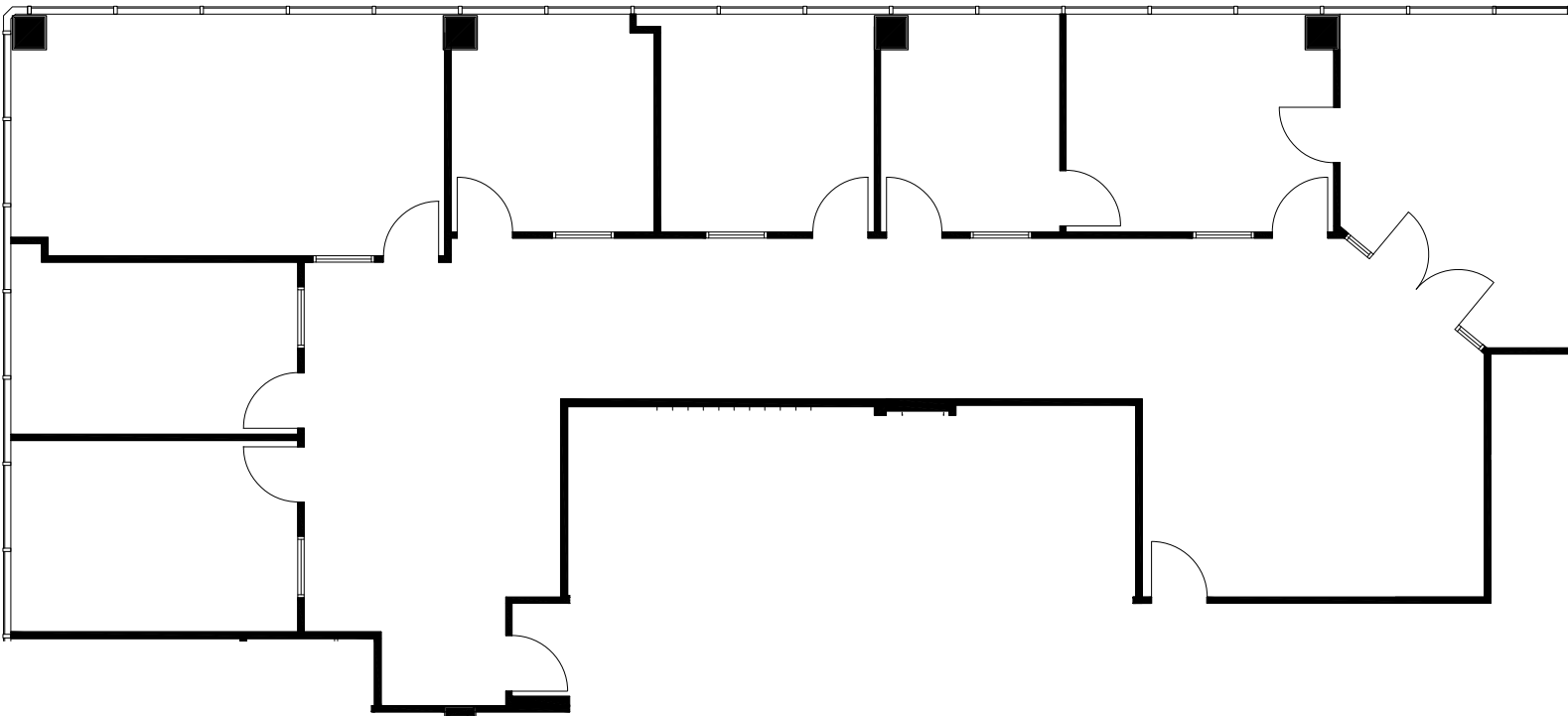
## Suite 300 3,450 SF

Double door entry

Reception area

6 private offices

1 conference room



REFERENCE  
NORTH



## Exceptional Location



Minutes from  
**John Wayne  
Airport**



Excellent access to the  
**73, 405 & 55  
freeways**



Abundant nearby  
amenities including  
**The Pacific Club**



Short distance to  
**Coastal recreation and  
world-class shopping**  
(Fashion Island & South Coast Plaza)



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